

Wheaton Redevelopment Program -- No. 150401

Category
Agency
Planning Area
Relocation Impact

General Government
County Executive
Kensington-Wheaton
Yes

Date Last Modified
Previous PDF Page Number
Required Adequate Public Facility

March 31, 2004
NONE
NO

EXPENDITURE SCHEDULE (\$000)

Cost Element	Total	Thru FY02	Remain FY02	Total 6 Years	FY03	FY04	FY05	FY06	FY07	FY08	Beyond 6 Years
Planning, Design and Supervision	50	0	0	50	0	50	0	0	0	0	0
Land	0	0	0	0	0	0	0	0	0	0	0
Site Improvements and Utilities	0	0	0	0	0	0	0	0	0	0	0
Construction	1,077	0	0	1,077	0	1,077	0	0	0	0	0
Other	0	0	0	0	0	0	0	0	0	0	0
Total	1,127	0	0	1,127	0	1,127	0	0	0	0	0

FUNDING SCHEDULE (\$000)

G.O. Bonds	627	0	0	627	0	627	0	0	0	0	0
State Aid	500	0	0	500	0	500	0	0	0	0	0

ANNUAL OPERATING BUDGET IMPACT (\$000)

Workyears					0.0	0.0	0.0	0.0	0.0	0.0	0.0
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DESCRIPTION

This project provides for studies, streetscaping, historic preservation, site improvements, land acquisition, relocation, and demolition necessary to the renewal of the Wheaton urban revitalization/redevelopment area. This project is part of a multi-project effort by Montgomery County to support the redevelopment of the Wheaton Central Business District (CBD). Land acquisition will be funded initially through ALARF, then reimbursed by a future appropriation from this project. The total cost of this project will increase when land expenditures are programmed.

The funds recommended in FY04 and FY05 will fund streetscape improvements to the Jones-Netterstrom site across from the Wheaton Metro Station and Gateway Park near the intersection of Viers Mill Road and Georgia Avenue.

Service Area

Wheaton CBD.

Plans and Studies

Wheaton Redevelopment Steering Committee, National Mainstreet Center Planning Study, Sector Plan, Approved Preliminary Plan of Subdivision of 2002.

Cost Change

Addition of Gateway Park

FISCAL NOTE

PAYGO will be substituted for G.O. Bonds for the work associated with Gateway Park.

This project includes funding for:

1. Streetscape Improvements at the Jones-Netterstrom site - \$630,000
2. Gateway Park - \$497,000

APPROPRIATION AND EXPENDITURE DATA

Date First Appropriation	FY04	(\$000)
Initial Cost Estimate		630
First Cost Estimate		
Current Scope	FY04	630
Last FY's Cost Estimate		0
Present Cost Estimate		1,127
Appropriation Request	FY04	630
Supplemental		
Appropriation Request	FY04	497
Transfer		0
Cumulative Appropriation		0
Expenditures/ Encumbrances		0
Unencumbered Balance		0
Partial Closeout Thru	FY01	0
New Partial Closeout	FY02	0
Total Partial Closeout		0

COORDINATION

Department of Public Works & Transportation
Department of Housing and Community Affairs
Mid-County Regional Services Center
State of Maryland
M-NCPPC
Historic Preservation Commission
Wheaton Chamber of Commerce
Private developers
Affected property owners and business owners
The Executive asserts that this project conforms to the requirements of relevant local plans, as required by the Maryland Economic Growth, Resource Protection and Planning Act.

MAP

See Map on Next Page